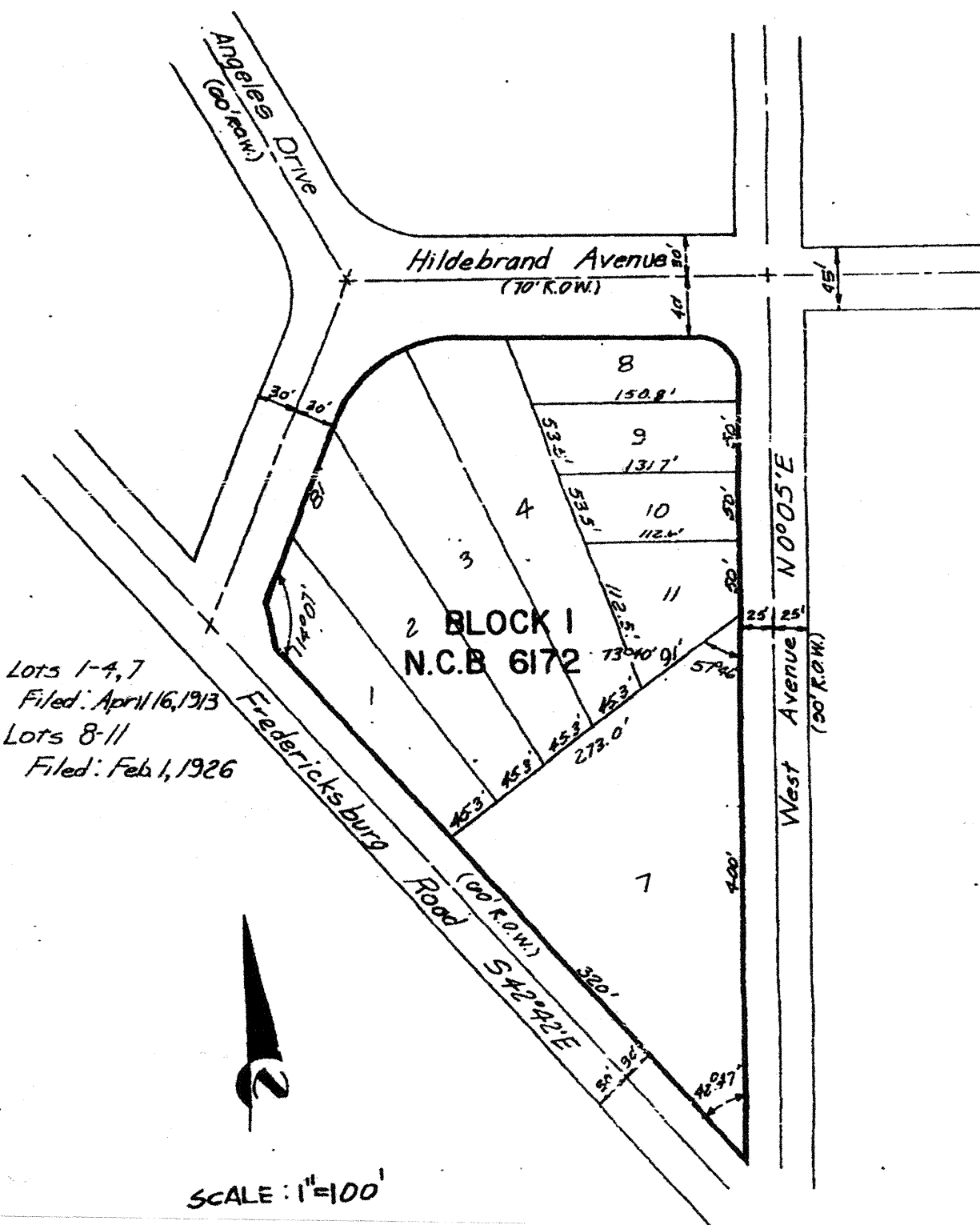


Filed for record Aug 5 A.D. 1980 at 1:17 o'clock P.M.
Recorded & Indexed Aug 19 A.D. 1980 at 2:02 o'clock P.M.
ROBERT D. GREEN
County Clerk, Bexar County, Texas
By *Catherine M. Tolbert* Deputy



VACATING PLAT

BEING: LOTS 1 THRU 4, INCLUSIVE AND 7, BLOCK 1 NCB 6172 OUT OF THE ANGELES TERRACE SUBDIVISION AS RECORDED IN VOL. 338, P. 82-83 AND LOTS 8 THRU 11 INCLUSIVE, BLOCK 1, NCB 6172 OUT OF THE ANGELES TERRACE SUBDIVISION AS RECORDED IN VOL. 642, P. 238; ALL OUT OF THE PLAT RECORDS OF BEXAR COUNTY, TEXAS.

STATE OF TEXAS
COUNTY OF BEXAR

I HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN THIS PLAT TO THE MATTERS OF STREETS, LOTS AND DRAINAGE LAYOUT, AND TO THE BEST OF MY KNOWLEDGE THIS PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION ORDINANCE, EXCEPT FOR THOSE VARIANCES GRANTED BY THE PLANNING COMMISSION OF THE CITY.

Roger C. Lawhead
REGISTERED PROFESSIONAL ENGINEER

SWORN TO AND SUBSCRIBED BEFORE ME THIS 24th DAY OF April, 1980.

Catherine M. Tolbert
NOTARY PUBLIC
CATHERINE M. TOLBERT
BEXAR COUNTY, TEXAS

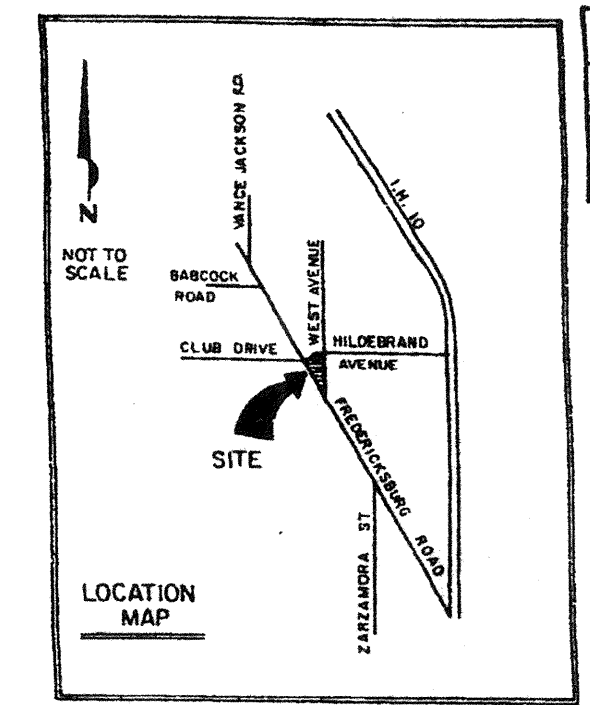
STATE OF TEXAS
COUNTY OF BEXAR

THIS PLAT OF BUTT-FREDERICKSBURG SUBDIVISION HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING COMMISSION OF THE CITY OF SAN ANTONIO, TEXAS AND IS HEREBY APPROVED BY SUCH COMMISSION.

DATED THIS 30 DAY OF July, A.D. 1980.

Charles C. Butt
CHAIRMAN

Donald H. Lyons
SECRETARY



THE CITY OF SAN ANTONIO AS A PART OF ITS ELECTRIC AND GAS SYSTEM (CITY PUBLIC SERVICE BOARD) IS HEREBY DEDICATING THE EASEMENTS AND RIGHT-OF-WAY FOR ELECTRIC AND GAS DISTRIBUTION AND SERVICE FACILITIES IN THE AREAS DESIGNATED ON THIS PLAT AS "ELECTRIC EASEMENT", "GAS EASEMENT", "ANCHOR EASEMENT", "SERVICE EASEMENT", "OVERHANG EASEMENT", "UTILITY EASEMENT", AND "TRANSFORMER EASEMENT" FOR THE PURPOSE OF INSTALLING, CONSTRUCTING, RECONSTRUCTING, MAINTAINING, REMOVING, INSPECTING, PATROLLING, AND ERECTING POLES, HANGING OR BURYING WIRES, CABLES, CONDUITS, PIPELINES OR TRANSFORMERS, EACH WITH ITS NECESSARY APPURTENANCES, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS OVER GRANTOR'S ADJACENT LAND, THE RIGHT TO RELOCATE SAID FACILITIES WITHIN SAID EASEMENT AND RIGHT-OF-WAY AREAS, AND THE RIGHT TO REMOVE FROM SAID LANDS ALL TREES OR PARTS THEREOF, OR OTHER OBSTRUCTIONS WHICH ENDANGER OR MAY INTERFERE WITH THE EFFICIENCY OF SAID LINES OR APPURTENANCES THEREON. IT IS AGREED AND UNDERSTOOD THAT NO BUILDINGS, CONCRETE SLABS, OR WALLS WILL BE PLACED WITHIN SAID EASEMENT AREAS.

ANY CPS MONETARY LOSS RESULTING FROM MODIFICATIONS REQUIRED OF CPS EQUIPMENT, LOCATED WITHIN SAID EASEMENT, DUE TO GRADE CHANGES OR GROUND ELEVATION ALTERATIONS SHALL BE CHARGED TO THE PERSON OR PERSONS DEEMED RESPONSIBLE FOR SAID GRADE CHANGES OR GROUND ELEVATION ALTERATIONS.

LEGEND

--- BLDG. SETBACK LINE
--- 800 CONTOUR
--- ESM'T

BUTT-FREDERICKSBURG SUBDIVISION

STATE OF TEXAS
COUNTY OF NUECES

THE OWNER OF THE LAND SHOWN ON THE PLAT AND WHOSE NAME IS SUBSCRIBED HERE TO, HEREBY DECLARES LOTS 1-4 AND 7-11, BLOCK 1, NCB 6172, ANGELES TERRACE SUBDIVISION TO BE VACATED, AND ESTABLISHES THE AREA VACATED AS LOTS 12, BLOCK 1, NCB 6172, BUTT-FREDERICKSBURG SUBDIVISION. THE OWNER OF THE LAND SHOWN ON THIS PLAT, IN PERSON OR THROUGH A DULY AUTHORIZED AGENT, DEDICATES TO THE USE OF THE PUBLIC FOREVER ALL STREETS, ALLEYS, PARKS, WATERCOURSES, DRAINS, EASEMENTS, AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

Charles C. Butt
PRES. HE. BUTT GROCERY CO.

STATE OF TEXAS
COUNTY OF NUECES

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED CHARLES C. BUTT President, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.

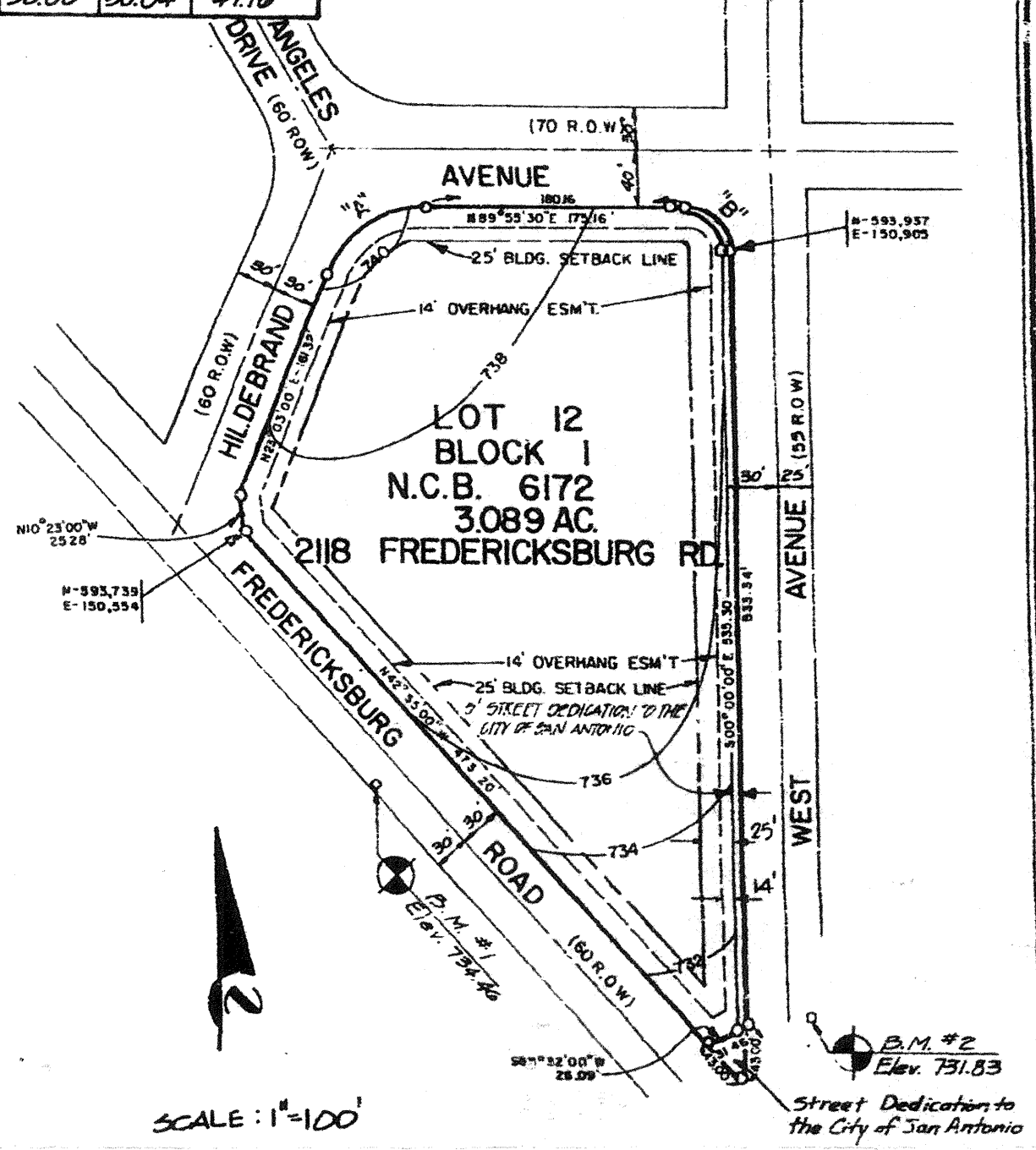
GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 10th DAY OF June, A.D. 1980.

Jose Juan Treasner
NOTARY PUBLIC
NUECES COUNTY, TEXAS

CURVE DATA				
CURVE	Δ	R	T	L
"A"	66°52'30"	90.00'	52.43'	105.05'
"B"	90°04'30"	30.00'	30.04'	47.16'

BENCH MARK #1 At chiseled square on Top of Curb N.W. corner of 5th Avenue and Fredericksburg Top Elev. 734.46

BENCH MARK #2 At chiseled square on Top of Curb N.E. corner of West Ave and W. Hollywood Top Elev. 731.83



RESUBDIVISION PLAT

BEING: LOT 12, BLOCK 1, NCB 6172 AND HAVING 3.089 ACRES OF LAND FOR THE BUTT-FREDERICKSBURG SUBDIVISION; BEING PART OF BLOCK 1, NCB 6172, ANGELES TERRACE SUBDIVISION AS RECORDED IN VOL. 338, P. 82-83 AND VOL. 642, P. 238 OF THE PLAT RECORDS OF BEXAR COUNTY, TEXAS, WITH 0.079 ACRES OF LAND DEDICATED TO THE CITY OF SAN ANTONIO FOR STREET ROW.

STATE OF TEXAS
COUNTY OF BEXAR

I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND.

Michael Hays
REGISTERED PUBLIC SURVEYOR
OR
REGISTERED PROFESSIONAL ENGINEER

SWORN TO AND SUBSCRIBED BEFORE ME THIS 24th DAY OF April, A.D. 1980.

Catherine M. Tolbert
NOTARY PUBLIC; CATHERINE M. TOLBERT
BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

I, _____ COUNTY CLERK OF SAID COUNTY, DO HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN MY OFFICE, ON THE _____ DAY OF _____, A.D. _____ AT _____ M. AND DULY RECORDED THE _____ DAY OF _____, A.D. _____ AT _____ M. IN THE RECORDS OF _____ OF SAID COUNTY, IN BOOK VOLUME _____ ON PAGE _____.

IN TESTIMONY WHEREOF, WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE, THIS _____ DAY OF _____, A.D. 19____.

COUNTY CLERK, BEXAR COUNTY, TEXAS

_____, DEPUTY

DATE: 4/3/80
JOB NO. 1043
W. E. SIMPSON CO., INC.
REGISTERED PROFESSIONAL ENGINEERS
SAN ANTONIO, TEXAS

VRP # 01-12-049



City of San Antonio
New
Vested Rights Permit
APPLICATION

RECEIVED

DEC 13 PM 3:18

DEPT. OF PLANNING
LAND DEVELOPMENT
SERVICES DIVISION

Permit File: # VRP 01-12-049
Assigned by city staff

Date: December 10, 2001

1. All applicable information on application must be legibly printed or typed for processing. If application is completed on behalf of the property owner please attach power of attorney or letter of agent.
2. Please complete subject of application and attach 2 sets of all applicable documents (i.e. this application, Master Development Plan (Formaly POADP), P.U.D. plan, plat application, approved plat, building permit).

Note: All Applications must have a Site Map showing the Area Boundary (Attached).

1. Owner/ Agent HEB Grocery Company, LP
2. Address: 646 South Main Avenue
3. Zip: 78204 Telephone # (210) 938-8000
4. Site location or address 2118 Fredericksburg Road, 78201
5. Council District 7 ETJ N/A Over Edward's Aquifer Recharge () yes (X) no.

● **MASTER DEVELOPMENT PLAN (MDP)** (Formerly POADP)*

accepted prior to September 1, 1997 are subject to permit right conditions within 18 months from the effective date of the development rights ordinance (9/25/97) and projects submitted after September 1, 1997 are subject to 18 months for the POADP acceptance date.

Name: N/A # N/A

Date accepted: N/A Expiration Date: N/A MDP Size: N/A acres

● **P.U.D. PLAN**

Name: N/A # N/A

Date accepted: N/A

● **Plat Application**

Plat Name: N/A Plat # N/A Acreage: N/A

Date submitted: N/A Expiration Date: N/A

(Note: Plat must be approved within 18 months of application submittal date).

• **Approved Plat**

Plat Name: Butt-Fredericksburg Subdivision Plat # N/A Acreage: 3.089 ac

Approval Date: July 30, 1980 Plat recording Date: August 19, 1980

Expiration Date: N/A Vol./Pg. 8900/193

(Note: If plat is not recorded within 3 years of plat approval permit rights will expire).

• **Others**

Type of Permit: N/A Date issued: N/A Expiration Date: N/A

Acreage: N/A

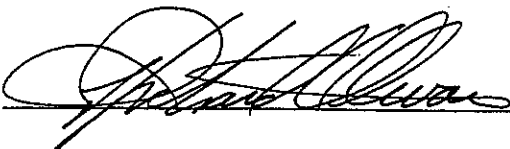
(Note: Two maps of the area must be provided)

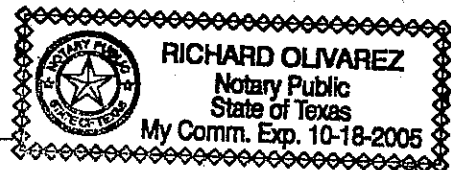
NOTE: Filing a knowingly false statement on this document, or any attached document, is a crime under §37.02 and §37.10 of the Texas Penal Code, punishable as a state jail felony by up to two years in jail and fine of up to \$10,000.

I hereby certify that all information on this Application and the attached documents are true and correct and that it is my belief the property owner is entitled to Vested Rights on the listed location.

Print name: Kathy Ozment Signature: Kathy Ozment Date: 12/11/01

Sworn to and subscribed before me by on this 11th day of DECEMBER 2001, to certify which witness by hand and seal of office.





Notary Public, State of Texas, My Commission expires: 10-18-2005

City of San Antonio use



Approved

*ONLY FOR
AREA ON PLAT*



Disapproved

NOTHING SUBMITTED FOR AREA WEST OF WEST AVENUE

Review By: Tammy Smith
Assistant City Attorney

Date: 12-17-01

4195/21/WORD/FORMS/011210VR1

VRP 01-12-049

August 17, 2001

TRANSMITTAL



file ✓

RECEIVED

01 DEC 13 PM 3:17

To: City of San Antonio – Planning Dept.

Date: 12-13-01

Attn: Mr. Mike Hererra

DEPT. OF PLANNING
LAND DEVELOPMENT
SERVICES DIVISION

114 West Commerce

Municipal Plaza Building – 4th Floor

01-12-049

Re: HEB SA #5

QUANTITY	DESCRIPTION
2	Vested Rights Permit Application (Butt-Fredericksburg Subdivision)
2	Vested Rights Permit Application (Keystone Park Addition)
2 ea.	Approved Plats (Butt-Fredericksburg and Keystone Park Addition)
2 checks	\$160.00 Fees (PD Check Nos. 035143, 035144)
2	Site Maps

If enclosures are not as noted, kindly notify us at once.

☐ For Approval ☒ For Your Use ☒ As Requested ☐ For Review and Comment

COMMENTS

Mr. Hererra, Attached are two Vested Rights Permit Applications for an HEB project on the corner of Hildebrand and Fredericksburg. Please call me to let me know the contact person at the Attorney's office. Thank you.

01 DEC 14 AM 9:02

CITY OF SAN ANTONIO
DEPARTMENT OF PLANNING

From: Arturo Camacho
(for Oscar Rodriguez)

Project No.: 4195.21

cc: file

PAPE-DAWSON ENGINEERS, INC.

PAPE-DAWSON ENGINEERS, INC.

555 East Ramsey San Antonio, Texas 78216



FROST NATIONAL BANK
SAN ANTONIO, TEXAS

035144

OCTOBER 15, 2001

RECEIVED

01 DEC 13 PM 3:18

PAY *****160***** DOLLARS AND *00* CENTS

DEPT. \$**\$160.00*

LAND DEVELOPMENT

SERVICE PAPE-DAWSON

CONSULTING ENGINEERS, INC.

TO THE
ORDER
OF

CITY OF SAN ANTONIO

AUTHORIZED SIGNATURE

⑈035144⑈ ⑆114923222⑆ 29 3997995⑈